

# \$189,900 - 204 13450 114 Avenue, Edmonton

MLS® #E4425788

**\$189,900**

2 Bedroom, 1.00 Bathroom, 876 sqft  
Condo / Townhouse on 0.00 Acres

Woodcroft, Edmonton, AB

Situated across the street from WESTMOUNT MALL! This bright two bedroom condo in a well managed building has so much to offer. The main living space has windows on 2 sides including a large south facing window & a nice sized balcony to enjoy your morning coffee or wind down with a glass of wine. The u-shaped kitchen has plenty of cabinets & counterspace. There is a storage room with stackable washer/dryer, an upright freezer and lots of extra shelving. The Primary bedroom is a generous size with a walk in closet and the bathroom is large with a good sized vanity & linen closet. The building has a social room, exercise room, library, car wash & lots of visitor parking. Youâ€™ll appreciate the underground Titled parking stall and your own storage room. What a great place to call home!

Built in 1996

## Essential Information

MLS® #	E4425788
Price	\$189,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	876
Acres	0.00
Year Built	1996



Type	Condo / Townhouse
Sub-Type	Lowrise Apartment
Style	Single Level Apartment
Status	Active

### **Community Information**

Address	204 13450 114 Avenue
Area	Edmonton
Subdivision	Woodcroft
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T5M 4C4

### **Amenities**

Amenities	Air Conditioner, Car Wash, Deck, Detectors Smoke, Intercom, No Animal Home, No Smoking Home, Parking-Visitor, Vinyl Windows, See Remarks
Parking Spaces	1
Parking	Heated, Underground, See Remarks

### **Interior**

Appliances	Air Conditioner-Window, Dishwasher-Built-In, Dryer, Intercom, Refrigerator, Stove-Electric, Washer, Window Coverings
Heating	Hot Water, Natural Gas
# of Stories	4
Stories	1
Has Basement	Yes
Basement	None, No Basement

### **Exterior**

Exterior	Wood, Stucco
Exterior Features	Fenced, Landscaped, Playground Nearby, Public Swimming Pool, Public Transportation, Schools, Shopping Nearby, See Remarks
Roof	Asphalt Shingles
Construction	Wood, Stucco
Foundation	Slab

### **Additional Information**

Date Listed	March 14th, 2025
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Days on Market	22
Zoning	Zone 07
Condo Fee	\$565

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